

**PLANNING BOARD**  
**Meeting Minutes**  
**July 1, 2014**  
**Town Hall, 120 Main Street**  
**7:00 PM**

1 Present: L. Rudnicki, L. McSherry, D. Kellogg

2 Absent: M. Colantoni, J. Simons

3 Staff Present: C. Bellavance

5 Meeting began at 7:00 pm.

7 D. Kellogg: Opened the Planning Board meeting. The meeting will be short because there are  
8 missing members. All of the interested abutters and interested parties have been notified.

9 C. Bellavance: The two new public hearings should be opened and then voted to continue to the  
10 next meeting. The applicants for the Site Plan Review Waiver request and the ANR plan have  
11 been notified that these two items would not be heard tonight.

12  
13 **Site Plan Review Waiver Request**

14 Merrimack College, 315 Turnpike Street: Request for waiver of Site Plan Review for the  
15 construction of two dormitory buildings.  
16 Not heard.

17  
18 **ANR**

19 Corner of Chickering Road and Prescott Street, Town of North Andover: Request to divide one  
20 lot into two lots

21 Not heard.

22  
23 **PUBLIC HEARINGS**

24 CONTINUED PUBLIC HEARING, 500 Great Pond Road: Applicant seeks approval for a  
25 practice facility and parking lot expansion within 100' of a Bordering Vegetated Wetland and  
26 within the General and Non-Disturbance Zones of the Watershed Protection.

27 **MOTION**

28 A motion was made by L. Rudnicki to continue the public hearing for 500 Great Pond Road.  
29 The motion was seconded by L. McSherry. The vote was unanimous, 3-0 in favor.

31 CONTINUED PUBLIC HEARING, Dimitrios Saragas, 107 Campion Road: Applicant seeks to  
32 construct a single family dwelling, driveway, site utilities, and lot grading within an isolated  
33 wetland and its 100 foot buffer in the Non-Disturbance Buffer Zone of the Watershed Protection  
34 District.

35 **MOTION**

36 A motion was made by L. McSherry to continue the public hearing for 107 Campion Road. The  
37 motion was seconded by L. Rudnicki. The vote was unanimous, 3-0 in favor.

39 NEW PUBLIC HEARING, Salvatore Messina, 129 Winter Street: Applicant seeks to construct  
40 an addition to the back of a two stall garage.

41 **MOTION**

42 A motion was made by L. Rudnicki to open the public hearing for 129 Winter Street. The  
43 motion was seconded by L. McSherry. The vote was unanimous, 3-0 in favor.

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**MOTION**

A motion was made by L. Rudnicki to continue the public hearing for 129 Winter Street. The motion was seconded by L. McSherry. The vote was unanimous, 3-0 in favor.

**NEW PUBLIC HEARING, Town of North Andover, Corner Chickering Road and Prescott Street:** Applicant proposes construction of a 14,500 sq. ft., two-story Fire Station with 26 parking spaces, stormwater management, landscaping, lighting and utilities in the Residential 2 (R-2) zoning district.

**MOTION**

A motion was made by L. McSherry to open the public hearing for the Town of North Andover, corner of Chickering Road and Prescott Street. The motion was seconded by L. Rudnicki. The vote was unanimous, 3-0 in favor.

**MOTION**

A motion was made by L. McSherry to continue the public hearing for Town of North Andover, corner of Chickering Road and Prescott Street. The motion was seconded by L. Rudnicki. The vote was unanimous, 3-0 in favor.

**Board:** informed two abutters who attended the meeting that they can review plans in the Planning Department if they would like to prior to the next meeting. This project will be discussed at the next meeting.

**MEETING MINUTES**

Approval of June 17, 2014 meeting minutes.

**MOTION**

A motion was made by L. Rudnicki to approve the June 17, 2014 meeting minutes. The motion was seconded by L. McSherry. The vote was unanimous, 3-0 in favor.

**ADJOURNMENT**

**MOTION**

A motion was made by L. Rudnicki to adjourn the July 1, 2014 Planning Board meeting. The motion was seconded by L. McSherry. The vote was unanimous, 3-0 in favor.

The meeting adjourned at 7:10 pm.

**MEETING MATERIALS:** Agenda, Merrimack College: letter dated 6/26/2014 re: North Campus Development Project from Felipe Schwarz, Site Locus Map, Site Concept Plan, Form A Plan: Corner Chickering Road and Prescott Street dated 6/20/2014, 500 Great Pond Road: email from L. Eggleston dated 6/24/2014 re: NACC, email from G. Willis dated 6/25/2014 re: N. Andover Country Club, Response letter dated 6/20/2014 from Scott Cameron re: response to stormwater review, Existing Conditions Plan and Site Plan revised to 6/20/2014 sheet 1-4; 129 Winter Street: Watershed Special Permit application dated May 21, 2014, MIMAP locus map (2 photos), Letter dated 5/22/2014 re: Watershed Special Permit application, Permit Site Plan dated 5/16/2014, Drip Edge Detail page; Town of North Andover: Site Plan Review application,

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86 NA Fire Station drainage calculations, Central Fire Station plans (sheets C1.0-C7.0 rev to  
87 3/28/14)), Central Fire Station site plans (sheets SP1.1, L1.1, A2.1, A2.2, A2.3, A3.1, A3.2, LC.1  
88 dated 4/25/14), S. Addiconis email dated 6/30/2014 re: proposed fire station at corner of RTE125  
89 and Prescott St., letter dated 6/30/2014 from Jennifer Hughes, Conservation Administrator, re:  
90 Fire Station, corner of Chickering Road and Prescott Street, Draft meeting minutes 06/17/2014.